

CITY OF CHULA VISTA GENERAL PLAN UPDATE
December 8, 2005

The following revised language is recommended for two policies in the General Plan Land Use and Transportation Element. The proposed changes are highlighted.

**RECOMMENDED CHANGES TO LAND USE AND TRANSPORTATION
ELEMENT SECTION 10.5.6 REGARDING THE UNIVERSITY VILLAGE FOCUS
AREA**

10.5.6 University Village Focus Area (Page LUT-274)

LUT 8790.13 Allow residential density of up to 30 dwelling units per acre within the transit service area (1/4 – mile radius from a transit station), subject to the provisions of Policy LUT 90.14 below.

LUT 8790.14 Facilitate acquisition of land necessary to accommodate a university campus through incentives that allow residential and commercial development at densities and intensities which are at the higher ranges specified in individual land use designations as identified in the General Plan for projects that facilitate establishment of the university through the dedication of land and easements and other mechanisms or actions such as the construction of necessary improvements, or the inclusion of other project features that assist in the creation of the university
Residential and commercial development projects within the University Village Focus Area shall occur at the lowest density and intensity of applicable General Plan designations unless the City in its discretion determines the project provides extraordinary public benefit.